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THE ANDHRA PRADESH GAZETTE

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HYDERABAD, MONDAY, AUGUST 30, 2010.

NOTIFICATIONS BY GOVERNMENT

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MUNICIPAL ADMINISTRATION & URBAN DEVELOPMENT DEPARTMENT

(H1)

DRAFT VARIATION TO THE MASTER PLAN FOR CHANGE OF LAND USE FROM NO LAND USE TO RESIDENTIAL USE IN TANUKU MUNICIPALITY.

[Memo.No. 6150/H1 /2010-2, Municipal Administration & Urban Development, 26th August, 2010.]

The following draft variation to the Tanuku General Town Planning Scheme, the Master Plan which was sanctioned in G.O.Ms.No.480 MA., dated 19-09-2000, is proposed in exercise of the powers conferred by clause (a) of sub-section (2) of Section 15 of the Andhra Pradesh Town Planning Act, 1920 (Act VII of 1920) is hereby published as required by clause (b) thereof.

Notice is hereby given that the draft will be taken into consideration after expiry of fifteen days from the date of publication of the notification in the Andhra Pradesh Gazette and that any objections or suggestions which may be received from any person with respect thereto before expiry of said period will be considered by the Government of Andhra Pradesh. Objections or suggestions should be addressed to the Principal Secretary to Government, Municipal Administration and Urban Development Department, Secretariat, Andhra Pradesh, Hyderabad-500 022.

DRAFT VARIATION

The site in R.S.Nos. 385/2B(P), 385/3(P), 4(P), 5(P), 6 & 7, 388/1 and 386/1 of Tanuku Municipality, to an extent of Ac.2.44 cents., the boundaries of which are as shown in the schedule below and which is earmarked for No land use in the General Town Planning Scheme (Master Plan) of Tanuku Town sanctioned in G.O.Ms.No.480 M.A., dated 19-09-2000, is now proposed to be designated for Residential use by variation of change of land use as marked "ABCDEF&G" as shown in the revised part proposed land use map bearing C.No.9149/2009/R, which is available in Municipal Office, Tanuku Town, subject to the following conditions; namely:-

1. The applicant shall pay development / conversion charges as per G.O.Ms.No.158 M.A., dated 22-03-1996 to the Tanuku Municipality before issue of confirmation orders.

2. That the title and Urban Land Ceiling / Agricultural land ceiling aspect shall be scrupulously examined by the concerned authorities i.e., Urban Development Authorities / Municipal Corporations / Municipalities before issue of building permission / development permission.
3. That the above change of land use is subject to the conditions that may be applicable under the Urban Land Ceiling Act, 1976 and A.P. Agriculture Ceiling Act.
4. The owners / applicants are solely responsible for any misrepresentation with regard to ownership / title, Urban Land Ceiling Clearances etc. The owners / applicants shall be responsible for any damage claimed by any one on account of change of land use proposed.
5. The change of land use shall not be used as the proof of any title of the land.
6. The Change of Land Use shall not be used as the sole reason for obtaining exemption from the provisions of Urban Land Ceiling Act, 1976.
7. The applicant shall obtain layout / development permission from Director of Town and Country Planning / competent authority as the case may be.
8. The applicant shall obtain prior approval from the competent authority for any development in the proposed site.
9. The applicant shall handover the site affected under road widening of existing 90 to 135 feet wide to 100 feet wide road as per Master Plan, wherever is less i.e., 12.77 Sq.Mtrs., to the Tanuku Municipality through registered gift deed free of cost.
10. The applicant shall not take any development activity without prior approval of the competent authority.
11. Any other conditions as may be imposed by the competent authority.

SCHEDULE BOUNDARIES

North : R.S.Nos.385(Part) and 384 Agricultural land.

East : R.S.No.386/1 Agricultural land.

South : Existing Kondalamma Puntha 90 to 135 feet wide road to be widened to 100 feet wide wherever is less as per Master Plan.

West : R.S.Nos.385/2, 3/Part, 385/5Part, Agricultural fields and 389 puntha.

T. S. APPA RAO,
Principal Secretary to Government (UD).

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